

018.0

0004

0001.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel
1,018,000 / 1,018,000

USE VALUE:

1,018,000 / 1,018,000

ASSESSED:

1,018,000 / 1,018,000


Patriot
Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
3		CHESWICK RD, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	CAREY GILBERT &	
Owner 2:	JOHNSON HEATHER L	
Owner 3:		

Street 1:	3 CHESWICK ROAD
Street 2:	

Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

PREVIOUS OWNER	
Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 7,896 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1939, having primarily Stucco Exterior and 2208 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
		Census:		Exempt		
		Flood Haz:				
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		7896		Sq. Ft.	Site		0	85.	0.83	2									558,351						558,400	

IN PROCESS APPRAISAL SUMMARY

Legal Description										User Acct
										12694
										GIS Ref
										GIS Ref
										Insp Date
										05/06/09

USER DEFINED

Prior Id # 1:	12694
Prior Id # 2:	
Prior Id # 3:	
Print	
Date	Time
12/10/20	17:06:00
LAST REV	
Date	Time
03/29/19	10:10:25
mmcmakin	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Parcel ID										
018.0-0004-0001.0										
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	459,700	0	7,896.	558,300	1,018,000	1,018,000	Year End Roll	12/18/2019
2019	101	FV	346,200	0	7,896.	722,600	1,068,800	1,068,800	Year End Roll	1/3/2019
2018	101	FV	346,200	0	7,896.	459,800	806,000	806,000	Year End Roll	12/20/2017
2017	101	FV	331,600	0	7,896.	420,400	752,000	752,000	Year End Roll	1/3/2017
2016	101	FV	331,600	0	7,896.	341,600	673,200	673,200	Year End	1/4/2016
2015	101	FV	318,600	0	7,896.	341,600	660,200	660,200	Year End Roll	12/11/2014
2014	101	FV	268,000	0	7,896.	311,400	579,400	579,400	Year End Roll	12/16/2013
2013	101	FV	268,000	0	7,896.	296,300	564,300	564,300		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
TAURO PAMELA	1444-81		10/30/2013	Change>Sale	615,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
12/31/2015	1980	Redo Kit	30,000					
2/6/2014	99	Manual	6,500	O				
12/3/2013	1755	Heat App	10,000	C				
11/5/2013	1632	Redo Bat	25,500	C				
4/3/1999	287	Manual	4,380					REROOF

ACTIVITY INFORMATION

Date	Result	By	Name
6/14/2016	Permit Visit	PT	Paul T
5/14/2014	External Ins	PC	PHIL C
3/7/2014	Info Fm Prmt	EMK	Ellen K
2/4/2014	Info Fm Prmt	EMK	Ellen K
1/30/2014	Info Fm Prmt	EMK	Ellen K
5/6/2009	Meas/Inspect	372	PATRIOT
10/5/1999	Mailer Sent		
10/5/1999	Measured	243	PATRIOT
10/1/1981		MM	Mary M

Sign: VERIFICATION OF VISIT NOT DATA

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 6	- Colonial			Full Bath: 2	Rating: Very Good												
Sty Ht: 2	- 2 Story			A Bath: 1	Rating:												
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating:												
Foundation: 1	- Concrete			A 3QBth: 1	Rating:												
Frame: 1	- Wood			1/2 Bath: 1	Rating: Very Good												
Prime Wall: 6	- Stucco			A HBth: 1	Rating:												
Sec Wall: 4	- Vinyl	40%		OthrFix: 1	Rating:												
Roof Struct: 1	- Gable			OTHER FEATURES													
Roof Cover: 1	- Asphalt Shgl			Kits: 1	Rating: Very Good			1st Res Grid	Desc: Line 1	# Units: 1							
Color: OLIVE				A Kits: 1	Rating:			Level	FY LR DR D K FR RR BR FB HB L O								
View / Desir: k	- Kelwyn Manor			Fpl: 1	Rating: Very Good			Other									
GENERAL INFORMATION				WSFlue: 1	Rating:			Upper									
Grade: C	- Average			CONDOS INFORMATION				Lvl 2									
Year Blt: 1939	Eff Yr Blt:			Location:				Lvl 1									
Alt LUC:	Alt %:			Total Units:				Lower									
Jurisdct: G15	Fact: .			Floor:													
Const Mod:				% Own:													
Lump Sum Adj:				Name:													
INTERIOR INFORMATION				DEPRECIATION													
Avg Ht/FL: STD				Phys Cond: VG - Very Good	4.6	%											
Prim Int Wall: 2	- Plaster			Functional:													
Sec Int Wall:		%		Economic:													
Partition: T	- Typical			Special:													
Prim Floors: 3	- Hardwood			Override:													
Sec Floors: 4	- Carpet	25%		Total: 4.6		%											
Bsmnt Flr: 12	- Concrete			CALC SUMMARY													
Subfloor:				Basic \$ / SQ: 125.00													
Bsmnt Gar:				Size Adj: 1.12554348													
Electric: 3	- Typical			Const Adj: 0.99742496													
Insulation: 2	- Typical			Adj \$ / SQ: 140.331													
Int vs Ext: S				Other Features: 114775													
Heat Fuel: 2	- Gas			Grade Factor: 1.00													
Heat Type: 1	- Forced H/Air			NBHD Inf: 1.00000000													
# Heat Sys: 1				NBHD Mod: 1.00													
% Heated: 100		% AC: 100		LUC Factor: 1.00													
Solar HW: NO		Central Vac: NO		Adj Total: 481794													
% Com Wall		% Sprinkled:		Depreciation: 22163													
				Depreciated Total: 459631													
MOBILE HOME				Make:			Model:			Serial #:		Year:		Color:			
SPEC FEATURES/YARD ITEMS				PARCEL ID 018.0-0004-0001.0													
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
2	Frame Shed	D	Y	1	6X8	A	AV	1990	0.00	T	23.2	101					
More: N	Total Yard Items:					Total Special Features:								Total:			